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October 28, 2005

Hon. James Petro, Chair and Planning Board
Town of New Windsor
555 Union Avenue
New Windsor, New York 12553

Via Fax: 563-4693

Re: Covington Estates Conditional Site Plan Approval
Our File No. 4433-2

Dear Chairman Petro and Members of the Board:

I am writing to request that your Board place the Covington Estates application on your next available Planning Board agenda.

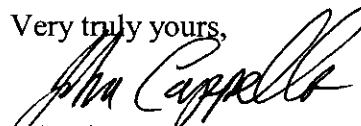
As I am sure you recall in October of 2002, the Planning Board granted a Negative Declaration under SEQR for the above referenced development proposing 124 townhouses on a ±22-acre parcel. Since that time, the applicant has been before your Board discussing the status of the various approvals.

The applicant has obtained its water main extension approval from the Orange County Health Department, a sign-off from the New York State Historical Preservation Office regarding the Cultural Resources Survey and obtained a Jurisdiction of Determination from the Army Corps of Engineers regarding the federal wetlands location. (I note there will be no disturbance of wetlands associated with this development.) All necessary regulatory approvals have been obtained.

The applicant is prepared to begin construction on the project once the Town has acted on the water district extension petition. As there are no further planning issues left to discuss on this application, we request that your Board grant conditional final approval so we can proceed with the final remaining item to be addressed.

We look forward to making this presentation and discussing this matter with your Board.

Very truly yours,


John C. Cappello

cc: Mark Edsall, P.E.
Philip Crotty, Esq.

11/3/05 Hold pending
W.D. Ext. (M.E.)